Res # 4453 Book 1018 Page - 147

# COPY

#### GRANT FOR STREET PURPOSES

THIS INDENTURE, Made the 23rd day of July, 1948, by and between MARION A. MAYER, as the duly appointed, qualified and acting guardian of the estate of Winnie I. Knoll, an incompetent person, the party of the first part, and the CITY OF RIVERSIDE, a municipal corporation of the County of Riverside, State of California, the party of the second part.

### WITNESSETH:

That, whereas, the party of the first part, on the 29th day of May, 1948, filed in the Superior Court of the County of Riverside, State of California, her petition for authority to convey to the second party for street purposes the land in said petition and hereinafter described, and,

WHEREAS, After due notice according to law, the said Superior Court on the 28th day of June, 1948, made its order and decree authorizing the party of the first part to convey to the second party the said property for the use of the public, which order and decree was duly recorded in the office of the County Recorder on the 6th day of July, 1948, in Book 991 at page 470 of Official Records of said County, which said record is hereby referred to for greater certainty,

NOW, THEREFORE, The said Marion A. Mayer, as guardian of the estate of Winnie I. Knoll, an incompetent person, as aforesaid, pursuant to the order last aforesaid of the said Superior Court, in consideration of the premises and of the benefit accruing to the estate of said Winnie I. Knoll, as will appear from said petition aforesaid, does by these presents grant and convey to the party of the second part for street purposes, the following described parcel of land situated in the City of Riverside, County of Riverside, State of California, to-wit:

A perpetual easement upon, over and across;

That portion of Lot 248 of the Lands of Southern California Colony Association, as shown by Map recorded in Book 7, Page 3 of Maps, records of San Bernardino County, California, particularly described as follows:

Beginning at the most Northerly corner of said Lot 248;

Thence South 290 00: West along the Northwesterly line of Lot 248, 33 feet;

Thence South 60° 57' East, parallel with and 33 feet Southerly from the Northeasterly line of said Lot, to the Southwesterly extension of the Southeasterly line of Lot 14 of Garden Home Tract, as shown by Map on file in Book 10, Page 83 of Maps, records of said Riverside County;

Thence on a tangent curve concave to the North, with a radius of 153 feet, through an angle of 290 05', an arc distance of 77.66 feet;

Thence tangent to said curve North 89° 58' East, 8.63 feet:

Thence on a tangent curve concave to the South, with a radius of 82 feet, through an angle of 200 51', an arc distance of 29.84 feet to the most Easterly corner of said Lot 248;

Thence North 60° 57' West along the North-easterly line of said Lot 248, to the point of beginning;

Excepting therefrom any portion thereof included in Brockton Avenue;

Reserving to the said Winnie I. Knoll, right of reversion in case of abandonment or non-user of said land by the second party.

IN WITNESS WHEREOF, The said party of the first part, as guardian of the estate of Winnie I. Knoll, an incompetent person, as aforesaid, has executed these presents the day and year first above written.

> /s/ Marian A. Mayer Marion A. Mayer

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executed the same. written.

STATE OF CALIFORNIA ) 58. County of Riverside )

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On this 23rd day of July, 1948, before me, John D. Kridner, a Notary Public in and for said County of Riverside, State of California, appeared Marion A. Mayer, personally known to me to be the person whose name is subscribed to the foregoing instrument as the guardian of the estate of Winnie I. Knoll, and incompetent person, and acknowledged to me that she, as such guardian,

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this Certificate first above

> John D. Kridner Fublic in and for the County of Riverside, State of California My Commission Expires March 17, 1951

The above instrument approved as to form.

/s/ Miguel Estudillo
City Attorney of the City of Riverside,
California.

Approved as to description s/M. H. Irvine, City Engineer

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## GEART POR AVEREST TORPORAS

THIS INDENTURE, Made was 23rd day of July, 1948, by and between MARION A. MAYER, and the duly entertied, qualified and acting guardian of the estate of limits I would, in incompetent person, the party of the first plant, and the CITY OF LIVERSIDE, a municipal corporation of the County of Riverside, State and California, the party of the second party.

## MIINE SEELE:

That, whereas, the party at the first part, on the standing of May, 1948, filled to the Superior Deart of the County of Riverside, State of California, her position for authority to convey to the second party for atreas purposes the land in said potition and hereinsfter described, and

Superior Court on the 28th day of July 146, and its order and decree authorizing the party of the first part to convey to the second party the season for the use of the publication order and degree was day of July 146, in Deck 941 at page 470 of Official Records of said County, which said record is hereby referred to for greater certainty.

NOW, THEREFORE, The sale series A. Here's as guardien of the estate of Minnie Is Reell, an incompetent person, as afferently, pursuant to the order last expressed of the said Superdist Court, in consideration of the presides and of the benefit accruing to the estate of said Winnie I. Minell, as will appear from said patition aforesaid, does by these presents grant and sunsey to the party of the second part for atreet purposes, the following described parcel of land situated in the City of Riverside, County of Riverside, State of Galifornia, to-wit:

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A perpetual easement upon, ever and across; 1 That portion of Lot 248 of the Lands of Southern California Colony Association, as shown by Map recorded in Eook 7, Page 3 of Maps, records of San Bernardino County, California, particularly 2 3 4 described as follows: 5 Beginning at the most Northerly corner of said Lot 248; 6 Thence South 290 001 West along the Borthwesterly line of Lot 248, 33 feets 7 Themes South 60° 57' East, parallel with and 33 feet Southerly from the Northessterly line of said Lot, to the Southwesterly extension of the South-8 9 shown by Map on file in Book 10, Page 83 of Maps, 10 pecords of said Riverside County; 11 Thence on a tangent curve concave to the North, with a radius of 153 feet, through an angle of 29° 05°, an arc distance of 77.66 feet; 12 13 Thense tangent to said curve North 89 58 14 East, 8.63 feet; 15 Thence on a tangent curve contains to the South, with a radius of 82 feet, through an angle of 200 16 51', an are distance of 29.84 feet to the most Basterly corner of said Lot 248; 17 Thence North 600 571 West along the North-18 easterly line of said Lot 246, to the point of beginning 19 Excepting therefrom any portion thereof 20 included in Brockton Avenue 21 Reserving to the said Winnie I. Knell: right of reversion 22 in case of abandonment or non-user of said land by the second 23 party. 24 25 IN WITNESS WHEREOF, The said party of the first part, as 26 guardian of the estate of Winnie I. Knoll, an incompetent person, 27 as aforesaid, has executed these presents the day and year first 28 above written. 29 /s/ Marian A. Mayer 30 Marion A. Mayer 31

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Sounty of Riverside

a Notary Public in and for as a manufacture of Riverside, State of California, appeared Marien A. Mayer, personally known to me to be the person whose name is subscribed to the Coregoing instrument as the guardian of the estate of Winnie I. Ruell, and incompete ent person, and acknowledged to me that the, as such guardian, executed the same.

IN WITNESS WHEREOF, I have becounte set my hand and affixed my official seal the day and year in this Certificate first above written.

My Commission Expired March 17, 1951

The above instrument approved as to

City Attorney of the City of Riverside, California.

Approved as to description | /s/H. H. Trvine, City Engineer

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